

SNAPSHOT of HOME Program Performance--As of 09/30/10
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): **Berks County**

State: **PA**

PJ's Total HOME Allocation Received: **\$11,024,757**

PJ's Size Grouping*: **C**

PJ Since (FY): **1992**

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	C	Overall
Program Progress:				PJs in State:	29		
% of Funds Committed	100.00 %	97.78 %	1	95.51 %	100	100	
% of Funds Disbursed	100.00 %	92.74 %	1	87.58 %	100	100	
Leveraging Ratio for Rental Activities	8.64	5.04	1	4.86	100	100	
% of Completed Rental Disbursements to All Rental Commitments***	96.66 %	90.72 %	16	82.17 %	41	54	
% of Completed CHDO Disbursements to All CHDO Reservations***	90.51 %	69.83 %	3	71.17 %	84	87	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	80.00 %	82.04 %	14	81.54 %	37	38	
% of 0-30% AMI Renters to All Renters***	35.63 %	36.34 %	13	45.68 %	0	31	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	96.88 %	98.47 %	22	96.19 %	35	34	
Overall Ranking:				In State:	3 / 29	Nationally:	77 79
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$30,066	\$19,909		\$27,510	160 Units	26.20 %	
Homebuyer Unit	\$22,968	\$16,414		\$15,239	101 Units	16.60 %	
Homeowner-Rehab Unit	\$16,388	\$16,120		\$20,932	55 Units	9.00 %	
TBRA Unit	\$4,869	\$5,736		\$3,121	294 Units	48.20 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (59 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (215 PJs)

C = PJ's Annual Allocation is less than \$1 million (284 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Berks County PA

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

PJ:

State:*

National:**

Rental

Homebuyer

Homeowner

CHDO Operating Expenses:
(% of allocation)

PJ:

National Avg:

3.1 %

1.2 %

R.S. Means Cost Index: 0.97

	Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:				
White:	84.5	77.2	89.1	51.7
Black/African American:	7.7	4.0	5.5	27.6
Asian:	0.0	0.0	0.0	0.0
American Indian/Alaska Native:	0.0	0.0	0.0	0.0
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.0	1.0	0.0	0.0
Asian/Pacific Islander:	0.0	0.0	0.0	0.0

ETHNICITY:

Hispanic	7.7	17.8	5.5	20.7
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HOUSEHOLD SIZE:

1 Person:	74.8	22.8	34.5	34.5
2 Persons:	9.7	29.7	25.5	22.4
3 Persons:	8.4	19.8	14.5	25.9
4 Persons:	5.8	15.8	14.5	8.6
5 Persons:	0.0	9.9	7.3	5.2
6 Persons:	0.0	1.0	1.8	3.4
7 Persons:	0.0	1.0	1.8	0.0
8 or more Persons:	1.3	0.0	0.0	0.0

HOUSEHOLD TYPE:

Single/Non-Elderly:	29.0	31.7	20.0	31.0
Elderly:	54.8	0.0	36.4	6.9
Related/Single Parent:	12.3	30.7	23.6	51.7
Related/Two Parent:	1.3	33.7	16.4	10.3
Other:	2.6	4.0	1.8	0.0

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	12.9	1.0 [#]
HOME TBRA:	1.3	
Other:	28.4	
No Assistance:	57.4	

of Section 504 Compliant Units / Completed Units Since 2001 91

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Berks County State: PA Group Rank: 77
 (Percentile)
 State Rank: 3 / 29 PJs Overall Rank: 79
 (Percentile)
 Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 73.95%	96.66	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 54.12%	90.51	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	80	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 92.11%	96.88	
"ALLOCATION-YEARS" NOT DISBURSED***		> 2.750	0	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

